

INDIANA HOUSING FINANCE AUTHORITY
MULTI – FAMILY PRIVATE ACTIVITY BOND VOLUME PROGRAM
PROPOSED DEVELOPMENT SUMMARY

2003 A Bond Round

PROJECT NAME:	Bethel Townhomes
SITE LOCATION:	2102 N. Baltimore Avenue Indianapolis, IN 46218
PROJECT TYPE:	AR
APPLICANT/OWNER:	Bethel Townhomes, L.P., c/o D&O Investments, LLC D&O Investments, LLC,Attn:Georgianna W. Oliver 353 Cameron Station Boulevard Alexandria, VA 22304 (913) 451-0770
PRINCIPALS:	D&O Investment, LLC, Georgianna W. Oliver
# OF UNITS AT EACH SET ASIDE:	60% of AMI: 26 50% of AMI: 48 40% of AMI: 20 30% of AMI: 0 Market Rate: 0
UNIT MIX:	Efficiency: 0 One bedroom: 0 Two bedroom: 64 Three bedroom: 30 Four bedroom: 0 Total units: 94
TOTAL PROJECTED COSTS:	\$2,653,026.00
BOND VOLUME CAP REQUEST:	\$1,600,000.00
BOND VOLUME CAP RECOMMENDED:	\$1,600,000.00
RHTC REQUESTED:	\$100,740.00
COST PER UNIT:	\$27,375.00
BIN:	IN-03-00100
COMMENTS:	A computer learning center for the residents of the development will be located on site. Additionally, this development will serve a very diverse segment of the population including a set aside for families who are at or below 40% area median income.

R=Rehabilitation
A/R=Acquisition/Rehabilitation
NC=New Construction

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PROJECT NAME:	Princeton Lakes
SITE LOCATION:	N E Quadrant of State Road 32 and State Road 37 Noblesville, IN 46060
PROJECT TYPE:	NC
APPLICANT/OWNER:	Pedcor Investments-2003-L, L.P. Sara A. Lentz 8888 Keystone Crossing, Suite 900 Indianapolis, IN 46240 (317) 587-0328
PRINCIPALS:	Noblesville Housing Company, LLP, Pedcor Investments, A Limited Liability Company
# OF UNITS AT EACH SET ASIDE:	60% of AMI: 101 50% of AMI: 107 40% of AMI: 0 30% of AMI: 0 Market Rate: 0
UNIT MIX:	Efficiency: 0 One bedroom: 40 Two bedroom: 104 Three bedroom: 64 Four bedroom: 0 Total units: 208
TOTAL PROJECTED COSTS:	\$17,334,870.00
BOND VOLUME CAP REQUEST:	\$10,000,000.00
BOND VOLUME CAP RECOMMENDED:	\$10,000,000.00
RHTC REQUESTED:	\$616,462.00
COST PER UNIT:	\$83,341.00
BIN:	IN-03-00200
COMMENTS:	Services at this development include, financial & homeownership training, well-children care, & the WIC program. Additionally, this development will have a pool, clubhouse, and playground area.

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